



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

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Assessment Data					Primary Image														
Account	300000122																		
Parcel ID	0000-31-25N-20W-4-001-00																		
Cadastral ID	0000-25N-20W-31-4-001-00																		
Property Type	REAL - Real Property																		
Property Class	RA	VI Area	1																
Tax Area	103 - J-1-WOODWARD																		
Name ID	25330																		
KELLY, GARY R. REV TRUST																			
2403 OVERHOLSER																			
PO BOX 400																			
NICOMA PARK OK 73066-																			
Parcel Location																			
Situs	3125N20W41																		
Subdivision																			
Lot/Block	/	Parcel Size	157.4 - Acres																
Sec/Twn/Rng	31 / 25 / 20 / 4																		
Neighborhood	1000 - COUNTY																		
School District	J-1-WWD - J-1-WOODWARD (Woodward)																		
House 4/3/2023																			
Legal Description					Building Permits														
Lat/Long: 36.71425243 -99.39890895					<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
SEC.31-25-20 SE4 LESS 2.6 A SESESE BOOK 781 PAGE 241 TRANSMISSION EASEMENT																			
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
					712/739	STINE, JOHN C. AND TRACY	10/29/2015	306,500	21										
					684/708	RITTENHOUSE, RICKEY J. (T	12/02/2002	74,500	21										
Parcel Valuation																			
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	84.820	Current Tax											
Remove Cap		Land Value	33,828	33,828	12%	Assessed	6,192	525.21											
Year Frozen		Improvements	19,699	17,775		Penalty	0												
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00											
TIF Project ID	0	Total Value	53,527	51,603	6,192	Total Taxable	6,192	525.00											
Assessment History																			
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax												
2025	2025-300000122	KELLY, GARY R. REV TRUST	103	53,527	0	6,012	510.00												
2024	2024-300000122	KELLY, GARY R. REV TRUST	103	54,640	0	5,837	488.00												
2023	2023-300000122	KELLY, GARY R. REV TRUST	103	47,226	0	5,667	484.00												
2022	2022-300000122	KELLY, GARY R. (TRUST)	103	47,226	0	5,623	489.00												
2021	2021-300000122	KELLY, GARY R. (TRUST)	103	47,226	0	5,459	461.00												
2020	2020-300000122	KELLY, GARY R. (TRUST)	103	47,226	0	5,300	451.00												
2019	2019-0000122	KELLY, GARY R. (TRUST)	103	45,507		5,145	429.00												
2018	2018-0000122	KELLY, GARY R. (TRUST)	103	45,507		4,996	424.00												
2017	2017-0000122	KELLY, GARY R. (TRUST)	103	44,626		4,850	406.00												
2016	2016-0000122	KELLY, GARY R. (TRUST)	103	44,626		4,709	401.00												
2015	2015-0000122	STINE, JOHN C. AND TRACY LEA	103	42,192		4,512	381.00												
2014	2014-0000122	STINE, JOHN C. AND TRACY LEA	103	41,527		4,380	373.00												
2013	2013-0000122	STINE, JOHN C. AND TRACY LEA	103	41,527		4,253	347.00												



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Lot Data		Acre - HomeSite and Tracts		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	1							
Topography								
Street Access								
Utilities								
Amenities								
Method	Acre							
Base Lot Value	1.00 x 5,000.00 = 5,000							
Factor Value								
Adjustments								
Lot Value	5,000			House		4/3/2023		
Residential Data				GRM Approach				
Type	1 Single Family Residence			GRM Code				
Condition	2 - Fair			Gross Rent				
Quality	2 - Fair			Indicated Value				
Architecture	TRAD TRADITIONAL			Multiple Regression				
Style	100% One Story			MRA Code				
Exterior Wall	100% Frame, Siding, Vinyl			Adusted R				
Base/Total Area	828 / 828			Indicated Value				
Style	100% One Story			Direct Comparables				
HVAC	100% Floor Furnace			Selection Model				
Roof Cover	8 Metal, Formed Seams			DEFAULT DEFAULT SELECTION MODEL				
Area on Slab	0			Adjustment Model				
Fixture/RghIn	17 /			DEFAULT DEFAULT ADJUSTMENTS TABLE				
Bed/F/H Bath	1 / 5.0 /			Comparables				
Basement Area				Indicated Value				
Garage Type				Value Reconciliation				
Remodel				Selected Approach				
Year/Eff Age	1946 / 96			Cost Approach				
Cost Approach		Manual :		Improvements				
Base Cost	84.49	Total Misc Impr	+ 3,243	Lot Value				
Roofing Adj	+ 4.71	Garage Cost	+ 0	Indicated Value				
Subfloor Adj	+ 2.19	Total RCN	= 96,418	Agland Value				
Heat/Cool Adj	+ 1.40	Depreciation (80%)	- 77,134	Site Improvements				
Plumbing Adj	+ 19.74	Lump Sums	+ 0	Total Value				
Basement Adj	+ 0.00	RCNLD	= 19,284	64.71 Total Value Per SqFt				
Adj Base Cost	= 112.53	Lot Value	+ 5,000					
Total Area	x 828	Indicated Value	= 24,284					
Adjusted Cost	= 93,175	Value Per SqFt	29.33					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	24	12x8		96	17.88		1,716
WDBS	Wood Burning Stove			1	1	1,527.38		1,527



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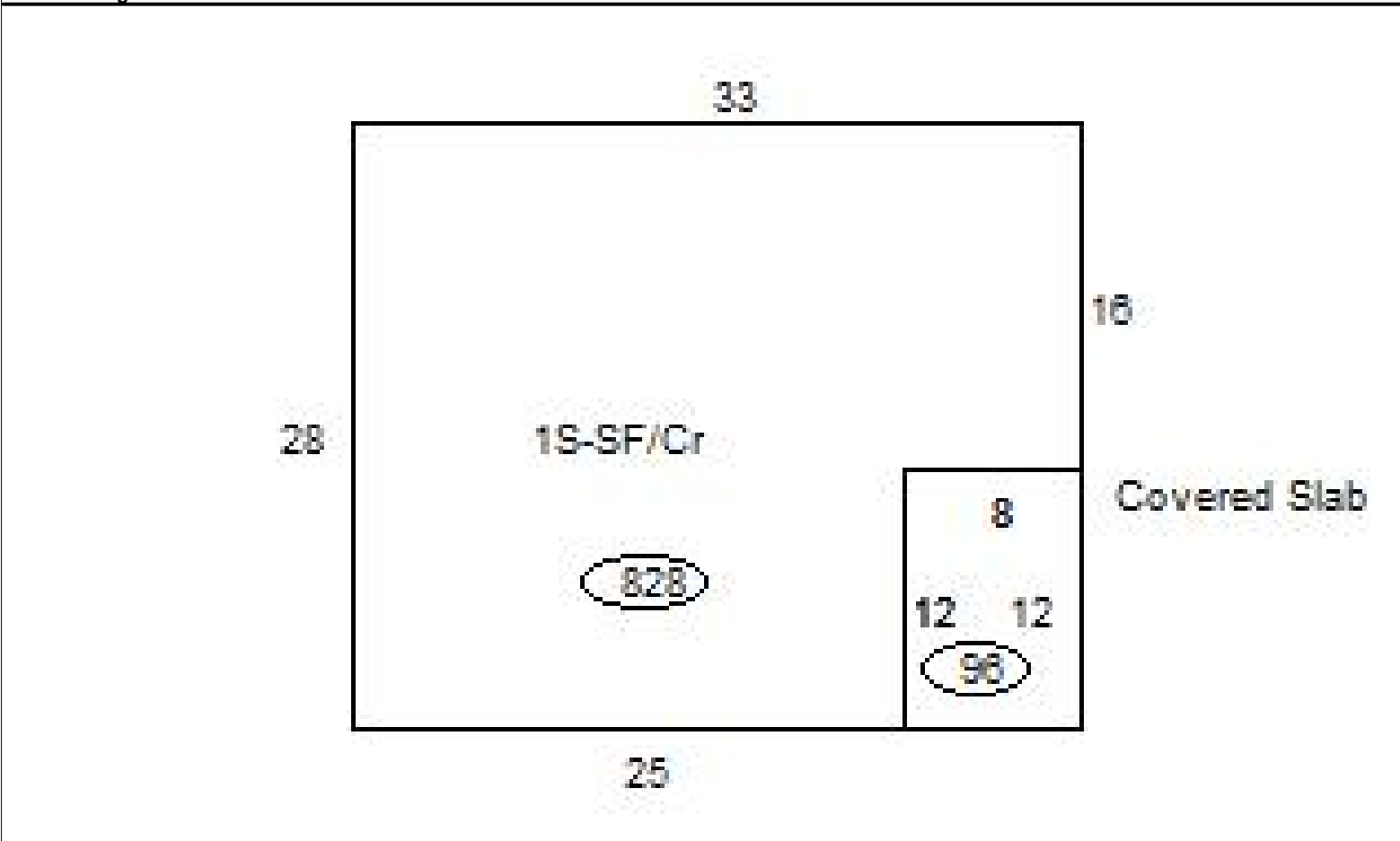
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1S-SF/Cr	828	1.000	828
2	M	PRCH		20	Covered Slab	96	1.000	96
Total Building Area						828		828



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Yard Shed - Metal	12x8x6		Formed Metal	96	
	Qual	3	Cond 3	Year	1990	Eff Age	36
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (24.56 x 96)	2,358		2,358	1,886	472



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DC	DALHART-CARWILE	CR	48			45.078	244	244	11,013	11,013
PB	PRATT HUMMOCKY	CR	40			5.442	204	204	1,108	1,108
PD	PRATT LOAMY HUMMOCKY	CR	31			105.880	158	158	16,707	16,707
CR Totals						156.400			28,828	28,828
Total Agland						156.400			28,828	28,828